

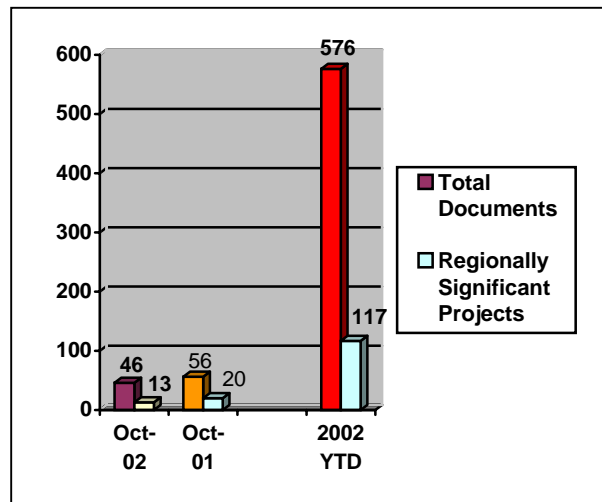
A monthly summary  
on Development  
Activity in the SCAG  
Region

# IGR BULLETIN

## OCTOBER 2002: DEVELOPMENT ACTIVITY SUMMARY

For the month of October, SCAG's IGR Section received, logged and reviewed 46 documents for a variety of projects, programs and plans within the six County SCAG region. This is a decrease in the number of documents received over last year for the same month.

SCAG's IGR Section received, logged and reviewed over 50 documents for a variety of projects, programs and plans within the six County SCAG region. On average, SCAG's IGR Section receives over 600 documents each year.



On average, SCAG's IGR Section receives over 600 documents each year. The graph on the left illustrates the number of total documents received and the number of regionally significant projects. The following is a summary of development activity for the month of October 2002.

- More than half of the documentation received for this month was from Los Angeles and Orange Counties. The documentation was for projects related to public facilities, residential and commercial developments.

- Staff received documentation on six (6) commercial projects. Two projects represent a development potential of approximately 289,600 square feet of commercial space. No commercial projects of regional significance were received. The majority of the proposed new commercial development floor area will occur in Orange County.
- Staff received documentation on one industrial project. This project represents a development potential of approximately 51,850 square feet of industrial space. No industrial projects of regional significance were received. The majority of the proposed new industrial development floor area will occur in Ventura County.
- Documentation was received for three (3) mixed-use projects. One project represents a development potential of approximately 75,000 square feet of a mix of commercial and office uses, along with 250 residential units. No mixed-use projects of regional significance were received. The largest mixed-use development will take place in Imperial County.
- Staff received documentation on eight (8) residential projects. These projects represent a development potential of approximately 5,615 dwelling units. One project of regional significance was received. The Sun City Shadow Hills – Del Webb Project considers the development of 3,725 dwelling units on approximately 800-acres. The Project is proposed as an age-restricted, residential community that includes extensive recreational amenities. The proposed Project will be located in the City of Indio.

## CRITERIA FOR PROJECTS OF REGIONAL SIGNIFICANCE

The criteria for projects of regional significance are defined in Appendix B of the *Handbook*, based on California Environmental Quality Act (CEQA) Guidelines, Section 15206, and projects that directly relate to the policies and strategies contained in the RCPG and the RTP. A couple of criteria for regionally significant projects are listed below.

- A proposed shopping center or business establishment employing more than 1,000 persons or encompassing more than 500,000 square feet of floor space.
- A proposed residential development of more than 500 dwelling units.

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## OCTOBER 2002: IGR ACTIVITY

<b>TOTAL NUMBER OF ITEMS/PROJECTS RECEIVED</b>	<b>46</b>
<b>PROJECTS OF REGIONAL SIGNIFICANCE REVIEWED</b>	<b>13</b>

<b>TOTAL NUMBER OF ITEMS/PROJECTS YEAR TO DATE</b>	<b>576</b>
<b>PROJECTS OF REGIONAL SIGNIFICANCE YEAR TO DATE</b>	<b>117</b>

<b>DOCUMENT TYPE</b>	<b>All Documents</b>	<b>Reg. Sig. Documents</b>
NOP	10	4
DRAFT EIR, EIS, EIR/EIS	10	2
IS/EA, EA	3	1
IS/ND, ND	13	2
IS/MND, MND	3	1
PERMIT	6	3
FEDERAL GRANTS	1	0
<b>TOTAL</b>	<b>46</b>	<b>13</b>

<b>Development Type</b>	<b>All Projects</b>	<b>Reg. Sig. Projects</b>
RESIDENTIAL	8	2
COMMERCIAL	6	1
INDUSTRIAL	1	0
OFFICE	0	0
MIXED-USE	3	1
TRANSPORTATION	3	2
PUBLIC FACILITIES	22	5
GENERAL PLAN	3	2
<b>TOTAL</b>	<b>46</b>	<b>13</b>

<b>Projects By County</b>	<b>All Projects</b>	<b>Reg. Sig. Projects</b>
LOS ANGELES	27	8
ORANGE	6	1
RIVERSIDE	4	2
SAN BERNARDINO	1	1
VENTURA	4	0
IMPERIAL	3	1
OTHER /OUTSIDE SCAG	1	0
<b>TOTAL</b>	<b>46</b>	<b>13</b>

## CITY OF VENTURA COMPREHENSIVE PLAN UPDATE

The City of Buena Ventura, along with Ventura citizens and an appointed Advisory Committee, have been working together to update the City's Comprehensive plan. Meetings have taken place with discussions on Key Issues, Sphere of Influence, Planning Area Boundaries and additional Areas of Interest. To obtain a listing of meeting agendas, topics and minutes, please visit the City of Ventura's website at [www.ci.ventura.us](http://www.ci.ventura.us) and click on "Comprehensive Plan Update." You may also contact the Comprehensive Plan Information line at (805) 677-3940.

See pages 3 and 4 for a summary of projects and map of project locations.

Criteria for projects of regional significance is outlined in the CEQA Guidelines, Section 15206, and SCAG mandates that directly relate to policies and strategies contained in the RCPG and RTP

# SOUTHERN CALIFORNIA ASSOCIATION OF GOVERNMENTS

## INTERGOVERNMENTAL REVIEW SECTION



SOUTHERN CALIFORNIA  
ASSOCIATION OF GOVERNMENTS



### PROJECT DEVELOPMENT SUMMARY

October 2002

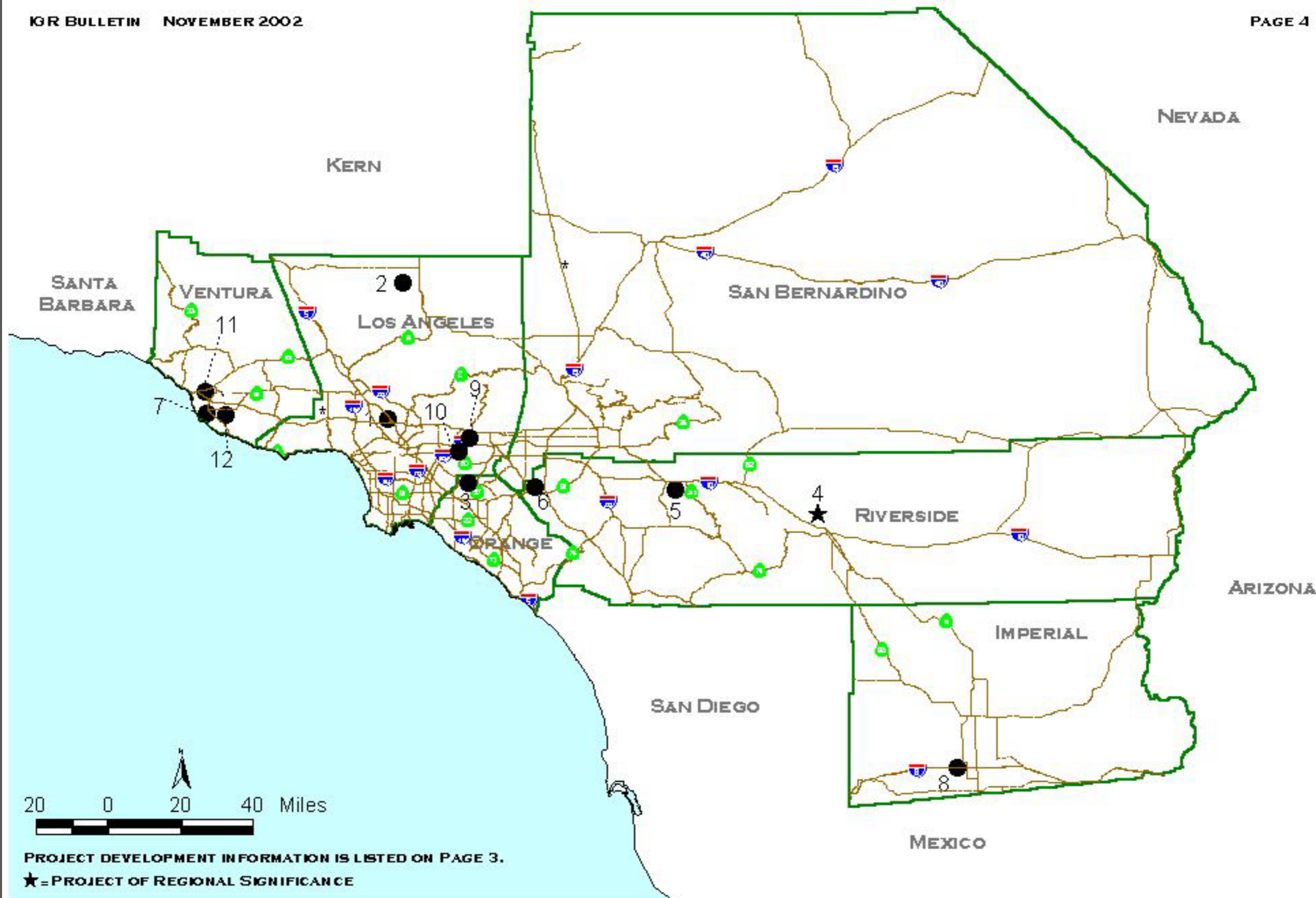
SEPTEMBER											
Sub Region	Cnty	City	Project Name	Acres	Dev. Type	No. of Units	Non Res. Sq. Ft.	SCAG Number	Reg. Sig.*	Comments	
AVCCOG	LA	Burbank	1. Home Depot Project		COM		139,800	20547	N	Commercial Development	
North LA	LA	Lancaster	2. Westview Estates		RES	425		20550	N	Gated community	
OCCOG	OR	La Habra	3. Costco La Habra Project	14.49	COM		149,705	20543	N	Commercial Development	
<b>WRCOG</b>	<b>RIV</b>	<b>Indio</b>	<b>4. Sun City Shadow Hills - Del Webb</b>	<b>800</b>	<b>RES</b>	<b>3,725</b>		<b>20494</b>	<b>Y</b>	<b>Age-restricted community</b>	
WRCOG	RIV	Banning	5. Residential Development	174.2	RES	449		20551	N	Single family units	
WRCOG	RIV	Riverside Co.	6. Residential Development	105	RES	428		20557	N	Residential / 6,500 s.f. lots	
VCCOG	VEN	Oxnard	7. Residential Development	47	RES	200		20548	N	Residential / Lot development. Park	
IVAG	IMP	El Centro	8. Wake Avenue Auto Park Subdivision	47	MXU	250	75,000	20576	N	Com/Auto/Auto Com mix. Up to 250 units	
SGVCOG	LA	Covina	9. Condominium Development		RES	4		20568	N	Condo development	
SGVCOG	LA	West Covina	10. Residential Development	13	RES	45		20574	N	39 single family units, 3 duplex lots	
VCCOG	VEN	San B'ventura	11. Residential Development	3.5	RES	88		20564	N	Apartment units	
VCCOG	VEN	Oxnard	12. Light Industrial Building	2.95	IND		51,850	20573	N	Warehouse / office facility	

See Page 4 for Project/Development Locations

**Bold: Signifies Projects of Regional Significance**

\* Per CEQA Guidelines Section 15206

Docs #: 77968



# PROJECT/DEVELOPMENT LOCATIONS OCTOBER 2002



SOUTHERN CALIFORNIA  
ASSOCIATION of GOVERNMENTS



## IGR WEB PAGE

The IGR Section now has a web page. The IGR web page includes staff prepared publications describing items and projects received by the IGR Section, and other web sites that may be useful to persons seeking information about how to comply with CEQA and the CEQA Guidelines. For more information, please visit SCAG's IGR web at [www.scag.ca.gov/igr/](http://www.scag.ca.gov/igr/). The following describes the available information on the IGR web page

### Criteria List

The criteria for projects of regional significance are outlined in the CEQA Guidelines, Sections 15125 and 15206, and projects that directly relate to the policies and strategies contained in the Regional Comprehensive Plan and Guide and the Regional Transportation Plan.

### Weekly Project List

The IGR section receives a number of projects of regional significance on a weekly basis. A list is prepared describing each project.

### IGR Clearinghouse Report:

SCAG's IGR Clearinghouse Report is prepared and distributed twice per month. The Report provides a summary of federal grant applications, environmental documentation and other information received by SCAG's IGR Section.

### IGR Bulletin:

The IGR Bulletin is a newsletter that provides updates on selected projects of regional significance, IGR activity, project development list and map, and a summary of development activity in the SCAG Region. The IGR Bulletin is distributed monthly and on a quarterly basis.

## INTERGOVERNMENTAL REVIEW

SCAG's Intergovernmental Review (IGR) Section is part of the Department of Performance Assessment and Implementation. The IGR Section is responsible for performing consistency review of regionally significant local plans, projects and programs with regional plans as outlined in SCAG's *Intergovernmental Review Procedures Handbook*. Projects are reviewed for consistency with the Regional Comprehensive Plan and Guide (RCPG) and the Regional Transportation Plan (RTP). A determination is made of the appropriate RCPG and RTP core and ancillary policies that apply to the specific project being reviewed. Project documents are reviewed and an assessment is made on whether the project is consistent with or supports those specific policies.



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See us at:  
[www.scag.ca.gov](http://www.scag.ca.gov)